

MEETING SUMMARY
Henderson County Technical Review Committee
May 2, 2023

The Henderson County Technical Review Committee met at 2:00 p.m. at 100 N King St.

TRC Members Present:

Autumn Radcliff, Planning Director
Toby Linville, Floodplain Administrator
Rusty Darnell, NCDOT
City of Hendersonville Utilities
Seth Swift, Environmental Health Supervisor
Crystal Lyda, Building Services Director
Deb Johnston, Site Development
Matt Champion, Zoning Administrator
Marcus Jones, County Engineer
Chris Todd, Business and Community Development Director

TRC Members Not Present:

Samuel Gettleman, MSD
Kevin Waldrup, County Fire Marshal

Autumn Radcliff opened the meeting at 2:05 pm.

Minutes – Autumn Radcliff asked if there were any adjustments to the 4/18/23 meeting summary. No adjustments were made to the summary as presented. Marcus Jones motioned to approve the meeting summary. Chris Todd seconded the motion. All voted in favor.

Storehouse Office Major Site Plan (2023-02-M)

Matt Champion gave an overview of the major site plan application. The application was submitted on behalf of the property owner, My Father's Storehouse, by Duane Ensor. The applicant is proposing to develop the subject area for an office with some warehousing space to store materials essential to the organization's mission. The major site plan is proposing to utilize the two existing curb cuts along Spartanburg Hwy and Mills St to serve the subject area. The site will contain one 12,000SQFT structure. The structure will have 14 total parking spaces with 1 ADA accessible parking space. Additionally, the structure will have 5' wide sidewalks to connect the parking area to the building's entrance. The total area of disturbance is less than 1 acre. The applicant is proposing connections to the City of Hendersonville public water and public sewer.

Conditions required by the TRC include:

1. NCDOT driveway permit and revise site plan to show NCDOT rights-of-way for Mills Street and Spartanburg Hwy.
2. 10' separation between existing or proposed driveways
3. Parking area landscaping

Chris Todd made a motion to approve the major site plan application with the conditions listed in the staff report and noted during the meeting. Chris Todd seconded the motion. All voted in favor.

The meeting was adjourned at 2:11 pm.

Matt Champion